

2. That there was still due and owing under said Mortgage the principal sum of Thirteen Thousand Five Hundred Seventy-One and 68/100 Dollars (\$13,571.68) and with interest and other delinquencies as of the date of the sale the amount of Fifteen Thousand Five Hundred Sixty-Nine and 48/100 Dollars (\$15,569.48) all of which will more fully appear by reference to the Statement of Indebtedness heretofore filed.

3. That there is contained in said Mortgage, a provision that if default is made by the said George Wayne Hane in the payment of any installment thereof, then the same shall mature and become payable, and it shall then be lawful for the aforesaid Assignee to sell the said real estate to satisfy and pay said debt, interest, and all costs incident to said sale, and default having been made in the payment of the principal and interest of said debt, your Petitioner, as Assignee became duly authorized to execute the powers of sale contained in said Mortgage by reason of said default.

4. That having first advertised the said real property for at least once a week for three (3) successive weeks to the date of sale in the Frederick News Post, a newspaper published in Frederick County, Maryland, setting forth the time, place, manner and terms of said sale, as will more fully appear by the Certificate of Publication filed herewith as an Exhibit, which is prayed may be taken and considered a part hereof, and after filing a duly approved bond, your Petitioner proceeded to sell said real estate at the Courthouse, Frederick City, Maryland, on Monday, November 29, 1982, at 10:00 a.m., and your Petitioner attending the sale then and there sold the said real estate unto Newton Kefauver, Jr., being then and there the highest and best bidder, at and for the sum of Twelve Thousand and no/100 Dollars (\$12,000.00), that said purchaser has signed the Acknowledgement of Purchase and Affidavit